

47-176
3993**Know all Persons by these Presents,****028405****That** I, OMER J. RICHARD, of Waterville, in the County of

Kennebec and State of Maine

in consideration of One Dollar and other valuable considerations

NO TRANSFER
TAX PAIDpaid by NEAL O. RICHARD, of Oakland, in the County of Kennebec and
State of Mainewhose mailing address is Hidden Meadows Trailer Park, Lot #25, Oakland,
Maine 04963the receipt whereof I do hereby acknowledge, do hereby give, grant, bargain, sell and
convey unto the said NEAL O. RICHARD, his

heirs and assigns forever, a certain lot or parcel of land situated in said ~~Waterville~~, being Lot #28 on a plan of Gilman Heights drawn by Francis V. Armstrong, C.E., said plan being dated December 4, 1939 and recorded in Plan Book #12, Page 77, in the Kennebec Registry of Deeds, and as revised in April, 1948, and recorded in Plan Book 16, Page 2A, to which reference is made for a more particular description.

The above described parcel of land is conveyed subject to certain restrictions and covenants numbered 1 to 11, both inclusive, as recited in a deed from Rudolph Maheu to Cecile V. Clark dated May 20, 1954 and recorded in the Kennebec Registry of Deeds in Book 963, Page 313, to which reference is made for a more particular description thereof.

Meaning and intending hereby to convey the premises acquired by Omer J. Richard and Cecile V. Richard (now deceased) by warranty deed in joint tenancy dated March 6, 1973 and recorded in the Kennebec Registry of Deeds Book 1619, Page 328.

To have and to hold the aforegranted and bargained premises, with all the privileges and appurtenances thereof, to the said **NEAL O. RICHARD**,

his heirs and assigns, to his and their use and behoof forever.
And I do covenant with the said Grantee, his heirs and assigns,
 that I am lawfully seized in fee of the premises, that they are free of all encumbrances

that I have good right to sell and convey the same to the said Grantee to hold as aforesaid; and
 that I and my heirs shall and will warrant and defend the same to the said
 Grantee, his heirs and assigns forever, against the lawful claims and demands of all persons.

In Witness Whereof, I, the said **OMER J. RICHARD**

~~and~~

~~husband, wife of the said~~

~~JOHN J. RICHARD, of the County of Kennebec, State of Maine, do hereby certify that the foregoing is a true and correct copy of the original of the same as the same is on file in the office of the~~

~~in the County of Kennebec, State of Maine, have hereunto set my hand and seal this~~ 8th
 day of the month of **October**, A.D. 1992.

Signed, Sealed and Delivered

in presence of

Elizabeth M. Carey

Omer J. Richard
OMER J. RICHARD

State of Maine, County of Kennebec ss: **October 8**, 1992.

Then personally appeared the above named **OMER J. RICHARD**

and acknowledged the foregoing instrument to be his free act and deed.

SEAL

Before me,

Rebecca J. Davis

Notary Public

~~AMERICAN~~

RECEIVED KENNEBEC SS Printed Name, **Rebecca J. Davis**

1992 OCT -8 AM 9:00

ATTEST: *Rebecca J. Davis*
REGISTER OF DEEDS